

47-16

RK6600PG162

TRANSFER
TAX
PAID

DEED OF SALE BY
PERSONAL REPRESENTATIVE
024364

THAT, **Stephen Phair** and **Randall Phair**, both of Oakland, County of Kennebec and State of Maine, duly appointed and acting personal representative of the **ESTATE OF CLAYTON JAMES PHAIR**, deceased, testate, as shown by the probate records of the County of Kennebec, Maine, and having given notice to each person succeeding to an interest in the real estate described below at least ten (10) days prior to the sale, by the power conferred by the Probate Code, and every other power, for consideration paid, grant to **RICHARD W. LEVINE, JR. and NICOLE LEVINE**, as joint tenants, the real property in Waterville, County of Kennebec, State of Maine, described as follows, to wit:

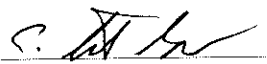
A certain lot or parcel of land, with the buildings thereon, situated in said Waterville and bounded and described as follows, viz:

Beginning at a pin driven in the ground in or near the northerly line of Francis Street; thence on a course north 27° 53' E a distance of One Hundred Ninety-Two and Five Tenths (192.5) Feet to an iron pin driven into the ground; thence on a course south 55° 35' E a distance of Forty-One and Eight One-Hundredths (41.08) Feet, to a stone bound; thence on a course S 38° 40' W a distance of Thirty-Seven and Five-Tenths (37.5) Feet to a pin set into the ground; thence on a course S 62° 7' E a distance of forty (40) Feet to an iron pin set into the ground; thence on a course south 27° 53' W a distance of One Hundred Fifty (150) Feet to an iron pin set into the ground in the northerly line of Francis Street; thence on a course N 62° 7' a distance of seventy-four and five-tenths (74.5) feet in the northerly line of Francis Street to the iron pin at the point of beginning.


Being the same premises conveyed to Clayton J. Phair and Lorraine N. Phair by Warranty Deed in joint Tenancy from Robert R. Phair and Janice T. Phair dated July 30, 1963 and recorded in the Kennebec Registry of Deeds in Book 1311, Page 236.


WITNESS, my hand and seal this 17th day of August, 2001.

SIGNED, SEALED AND DELIVERED
IN THE PRESENCE OF

 AUG 17 2001
WITNESS

 AUG 17 2001
WITNESS

 AUG 17 2001
Randall Phair as Personal Representative
of the Estate of Clayton James Phair

 AUG 17 2001
Stephen Phair as Personal Representative
of the Estate of Clayton James Phair

New England Title

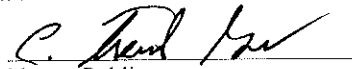
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STATE OF MAINE
Kennebec, ss

August 17, 2001

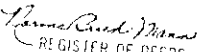
Then personal appeared the above named Stephen Phair and Randall Phair in their said capacity and acknowledged the foregoing instrument to be their free act and deed.


Notary Public

C. TRENT GRACE
Notary Public, Maine
My Commission Expires February 6, 2008

RECEIVED KENNEBEC SS.

2001 AUG 24 AM 9:35

ATTEST: 
REGISTER OF DEEDS